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DEC 3 1987

Richard A. Pearce, P.E.
Law Engineering, Inc.
5500 Guhn Road
Houston, Texas 77040

SUPERFUND
FILE

FEB 12 1993

REORGANIZED

Re: Lincoln Properties
TXD981155971

Dear Mr. Pearce:

Thank you for sending us a copy of the approved closure plan for the Lincoln Properties site. We appreciate the opportunity to review the plan.

This letter is a written response to your inquiries regarding the Phase I water treatment system, the Phase II soil and groundwater contamination, and the Phase II site closure plans. I have summarized our meeting of October 27, 1987 in our Dallas office.

The Environmental Protection Agency (EPA) has delegated the allowable discharge limits to the Austin Travis County Health Department in accordance with EPA's pre-treatment program. The chloride and sulfate limits submitted with your letter of September 8, 1987 appear adequate to meet the Colorado River water quality standards. In regard to the detection limits for phenol and formaldehyde, please note that the method detection limit (MDL) for phenol is 1.5 ug/l and the MDL for formaldehyde used by EPA's Houston Laboratory is 10 ug/l although a final MDL has not been promulgated for formaldehyde.

With regard to any Superfund liability, please recall that the Superfund program consists of a remedial and a removal program. At the present, based on the information submitted by you to this agency, EPA does not feel that the Lincoln Properties site is a viable candidate for the remedial program due to a lack of both groundwater and surface water usage within 3 miles of the site, and, at this time is not planning any enforcement action under the Superfund remedial program. However, the possibility exists that the EPA may invoke its removal authorities if an "imminent and substantial" endangerment is created during the closure process. If this possibility presents itself, all present and past owners as well as generators and operators would be considered liable for clean-up. Consequently, extreme caution should be exercised during the closure proceedings.

D.G.
12/01/87
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Based on the representation that the wastes located at the site do not qualify as "hazardous wastes" under the Texas Water Commission's federally authorized hazardous waste program and are properly classified as "municipal solid wastes" then it would appear that the Texas Department of Health (TDH) is an appropriate agency to monitor the site closure. However, you should contact that agency directly and ascertain what TDH considers its regulatory role to be in this situation.

If you have any questions, please feel free to call me at (214) 655-6740.

Sincerely,

Martha M. McKee, Chief
Superfund Site Assessment Section (6H-ES)

cc: Gregory D. Bonifield
Metropolitan Life Insurance Company
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Houston, TX 77067

bcc: David Gonzalez (6H-ES)
Robin Johnston-Walls (6H-SS)
Seth Low (6C-H)
Superfund File Number TXD981155971